

## **APPENDIX A**

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**FEDERAL (continued)**

U.S. Department of Agriculture  
Coronado National Forest  
James Abott, Forest Supervisor  
300 W. Congress  
Tucson, AZ 85701  
(602) 670-6483

U.S. Department of Interior  
National Park Service, Western Region  
Mr. James R. Huddleston, Environmental Specialist  
450 Golden Gate Avenue  
P.O. Box 36033  
San Francisco, CA 94102  
(415) 556-8313

**STATE**

Arizona Department of Environmental Quality  
Mr. Paul Scheidig, Ombudsman  
2005 N. Central Avenue  
Phoenix, AZ 85004  
(602) 257-2297

Arizona Department of Water Resources  
Mr. William Plummer, Director  
15 S. 15th Avenue  
Phoenix, AZ 85007  
(602) 542-1540

Arizona Game and Fish Department  
Planning and Evaluation Branch  
Mr. Robert Weaver, Habitat Evaluation Coordinator  
2222 W. Greenway  
Phoenix, AZ 85023  
(602) 942-3000

Arizona State Parks  
Dr. Shereen Lerner  
State Historice Preservation Officer  
800 W. Washington, Suite 415  
Phoenix, AZ 85007

**STATE (Continued)**

**Arizona State Land Department**

Mr. M.J. Hassell, Commissioner  
1616 West Adams Street  
Phoenix, AZ 85007

**LOCAL/REGIONAL**

**Cochise County Planning Department**

Judy N. Klein  
Planning Director  
P.O. Drawer AC  
Bisbee, AZ 85603  
(602) 432-5471

**Cochise County Department of Public Works**

William Cox  
County Engineer  
P.O. Drawer AJ  
Bisbee, AZ 85603  
(602) 432-5471

**PUBLIC COMMENT LETTERS**

Barnett, Max E.  
HCR Box 5250  
Benson, AZ 85602

Smith, Don and Charlene  
P.O. Box 554  
Benson, AZ 85602

November 8, 1989

To: Members of Benson City Council, Mayor of Benson, Paul Nordin,  
Larry Kreps, Airport Committee and Coffman Associates

From: Don and Charlene Smith, P. O. Box 544, Benson, AZ, 586-9457

Re: Proposed Airport Sites

I, with my wife and family own and operate a working cattle ranch west of Benson, Arizona and south of I-10 and the Skyline Road interchange.

After reviewing your proposed airport sites, I am deeply concerned that several of the sites would severely damage, or totally destroy my cattle ranching operation. My ranch, Skyline Ranch, consists of 4,000 acres of private property, approximately 100 mother cows with calves, bulls and horses. At the center of the ranch is my personal residence which is also headquarters for the ranch, with corrals, barns, and the major source of water for the livestock. My access to any of this is a dirt road from Skyline Interchange going one mile south, across my property, to my house and headquarters. This ranch has been successfully operating since 1919 in my family with me operating it since 1964. It generates \$30,000 to \$50,000 per year, with much of it going to local and county governments as well as local businesses and schools. My operation absolutely requires the constant movement of cattle in all directions, primarily north and south as they search for feed and water. This movement and the effect of an airport site on it is illustrated in Exhibit B.

Assuming an east-west (approximately), airport runway, I would like to point out some of the disastrous effects an airport would have on my ranching business, as well as how it would damage myself and other property owners around me. To illustrate this, I have enclosed exhibit A, showing my ranch, airport sites in and around it and some of the property owners around it which would be affected or involved. Sites "D", "H", "I", and "C" are each described as to their effects on my business in the following summaries:

#### SITE D

1. Skyline Interchange is a one lane underpass. It is dangerous and congested at the present time.
2. The "cluster of structures" referred to in the phase 1 report is my residence and headquarters.
3. Any access to this site would be through my ranch road resulting in me being totally isolated from my residence, headquarters and business.
4. About one-half of the area in this site is on my private property, creating disastrous effects on my business in that livestock could not move to or from feed and water.

5. Ranch fences and stock ponds are in this site.
6. Take-off and landings at this site would be over and in the proposed Empirita development master plan area.
7. About one-half of this proposed site is included in the proposed Empirita development master plan area even if it is state owned property.
8. Take-off and landings at this site would be over the existing Whetstone Estates area.
9. Cornfield Canyon, a big flood plain area, is approximately at the center of this site, as can be seen in exhibit A.
10. Very little water and no other services available.
11. Existing power line on the east end of the site..
12. North-south phone line above mid point of site.
13. Two east-west underground phone lines on site.
14. Change in property valuations resulting in overwhelmingly damaging effects on livestock business.
15. Devaluation of property when considered as potential development property.

#### SITE H

1. Skyline interchange is a one lane underpass. It is dangerous and congested at the present time.
2. The "residential land" referred to in the Phase 1 report is my residence and headquarters.
3. Any access to this site would be through my ranch road. This road only goes to my headquarters and any access by it would go through my residence and ranch area.
4. All of the area included in this site is on my private property, creating disastrous effects on my business in that livestock could not move to or from feed and water and isolating areas from access.
5. Ranch fences and stock ponds on site.
6. Take-off and landings at this site would be over the proposed Empirita Development Master Plan Area.
7. Several very deep canyons flow north-south in this area.
8. Very little water and no other services available.
9. Natural gas line crosses site.
10. Existing power line approximately one-half mile to east of site.
11. Change in property valuations resulting in overwhelmingly damaging effects to livestock business.

12. Devaluation of my property when considered as potential development property.

SITE I

1. Devaluation of my property when considered as potential development property from being in airport flight pattern.
2. Personal damages from business and residence being in flight pattern.

SITE C

1. Devaluation of my property when considered as potential development property from being in airport flight pattern.

In summary, the point I am trying to make is that an airport on my ranch would totally destroy my business, my livelihood, and even my access to it. This property is considered prime development land of considerable value by realators. Even knowing this, I have chosen to keep it a ranching business, residence and livelihood. Any efforts to destroy of damage this would be met with my fullest opposition.

Though we do not live in the city limits of Benson, my family and business have contributed to Benson's economy for 70 years through school taxes, hospital assessments, etc. as well as local businesses. We at one time owned and operated a successful floral business for several years in Benson.

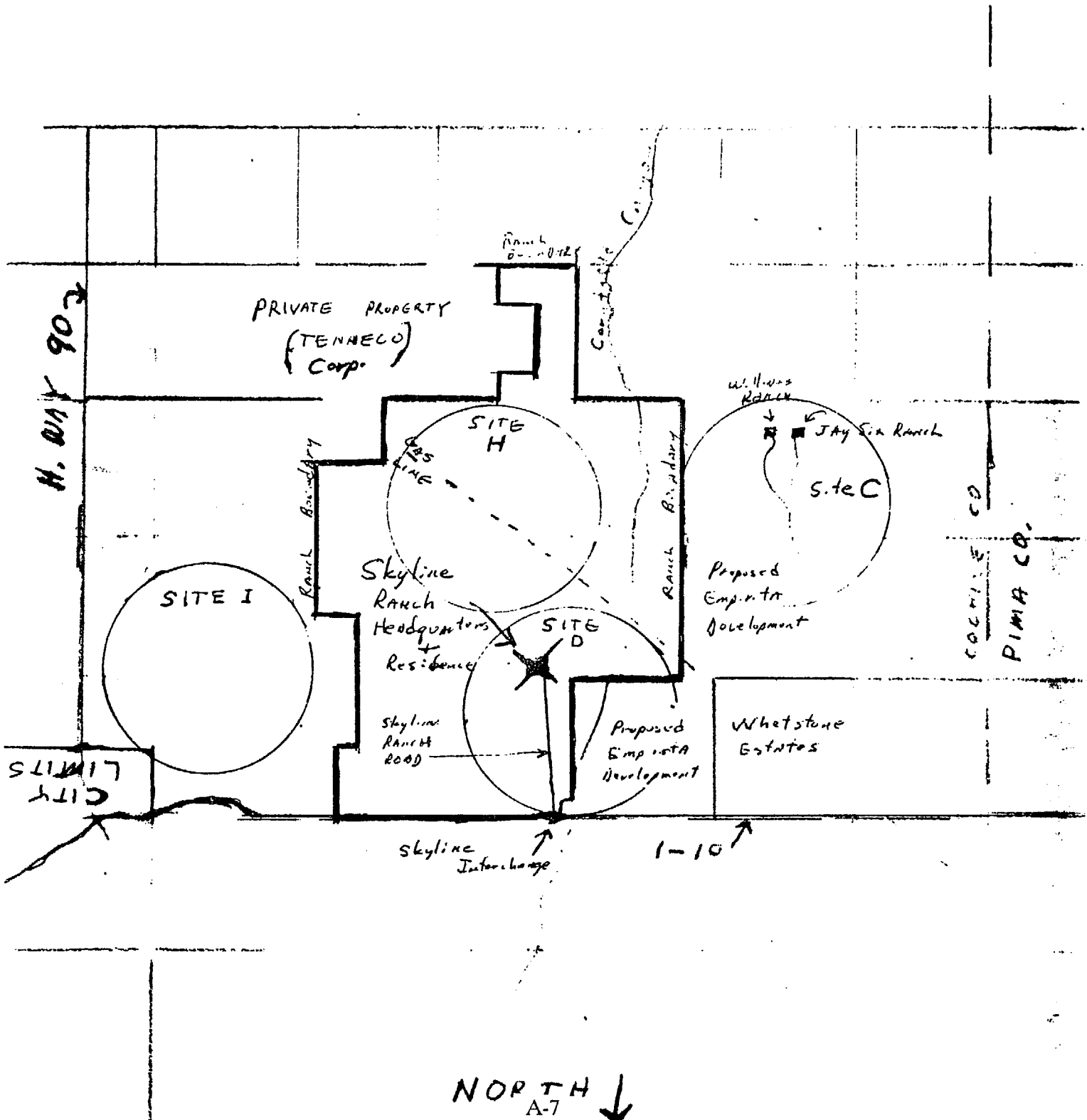
In this light, I would ask that you view my considerations and potential damages as to their effect on Benson, as well as my business.

Thank you for your consideration.

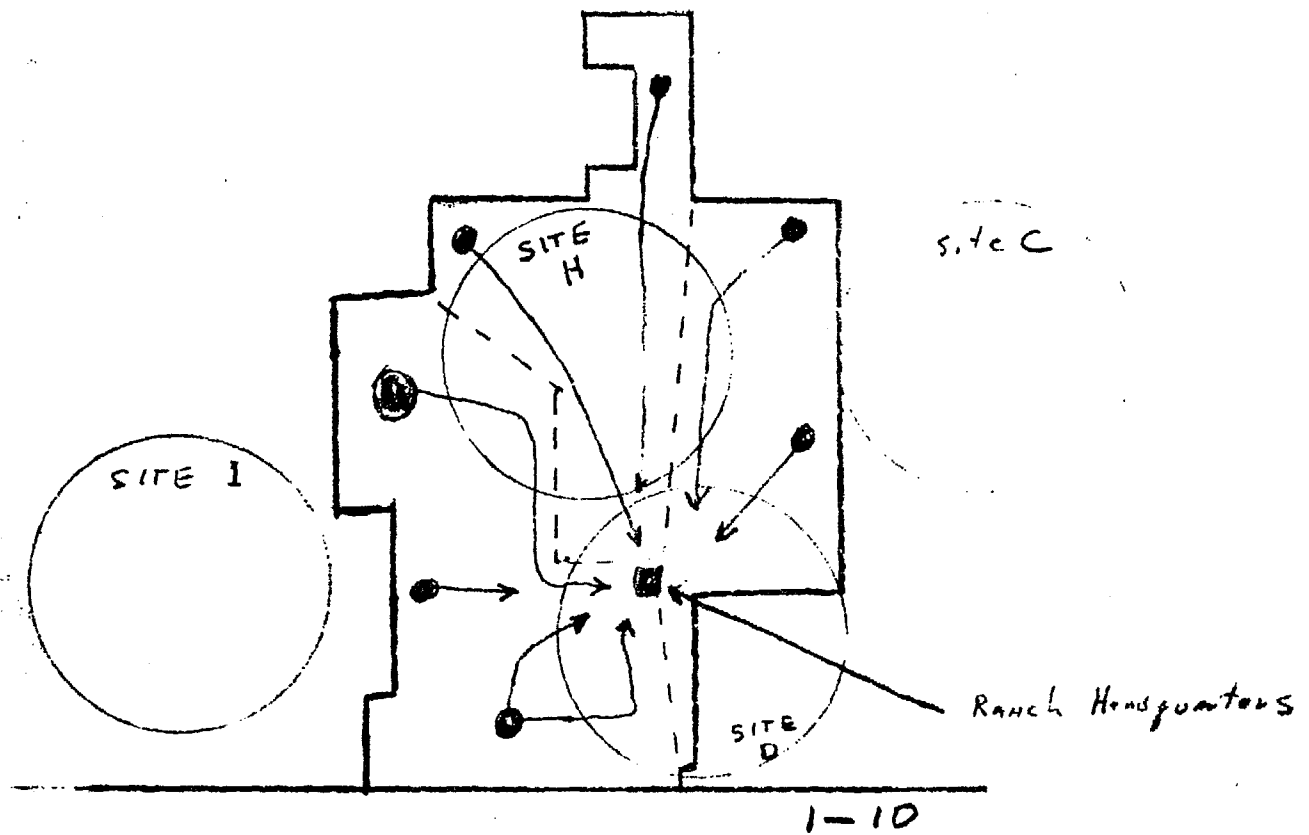


SOUTH ↑

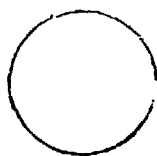
# Exhibit "A" : Skyline RANCH



# Exhibit "B" Cattle Movement Patterns



— Ranch Boundary,  
--- Cattle Fences  
→ Cattle Movement



Proposed Airport Sites  
A-8

NORTH ↓



UNITED STATES  
DEPARTMENT OF THE INTERIOR  
FISH AND WILDLIFE SERVICE  
ECOLOGICAL SERVICES  
3616 W. Thomas, Suite 6  
Phoenix, Arizona 85019

November 20, 1989

2-21-90-I-023

Leslie J. Stafford  
Coffman Associates  
11022 N. 28th Drive, Suite 240  
Phoenix, Arizona 85029

Dear Ms. Stafford:

This responds to your request of November 15, 1989 for information on species listed or proposed to be listed as threatened or endangered that may be in the vicinity of the proposed Benson Airport in Cochise County, Arizona.

Habitat for the endangered Sanborn's long-nosed bat (Leptonycteris sanborni) may be in the vicinity of the proposed action.

If we may be of further assistance, please contact Ms. Lesley Fitzpatrick or me (Telephone: 602/261-4720).

Sincerely,

Sam F. Spiller  
Field Supervisor

cc: Director, Arizona Game and Fish Department, Phoenix, Arizona  
Regional Director, Fish and Wildlife Service, Albuquerque, New Mexico  
(FWE/HC)

November 28, 1989

To: Benson City Council, Mayor of Benson,  
Airport Committee and Coffman Associates

From: Max E. Barnett II and Dorene M. Barnett, HCR Box 5250  
Benson, Arizona 85602, (602) 386-2134

Re: Proposed Airport Sites

Dear Sirs,

It has come to our attention that our property and property adjacent to ours is under consideration for a possible airport site.

My family and I moved on to the property approximately four years ago, built a home and have continued to make various improvements to the property. My children are very active in 4-H and school activities. My wife and I are also active in the school and teach 4-H projects.

We chose this area because we wanted a rural setting to live in. We chose this specific property because it is unique to this area. It has abundant rainfall and grass for our horses and a wide variety of wildlife. The views are unsurpassed and would be difficult if not impossible to duplicate. This is property that my wife and I had planned to live out our lives on, then pass down to our children and grandchildren.

If our property or property any where south of I-10 between Skyline Rd. and Highway 90 were to be used for the airport it would seriously erode our quality of life. Therefore we would be adamantly opposed to an airport in this area.

We will work with all property owners in the area to oppose an airport anywhere in this area and will use all means at our disposal to do so.

We urge you to consider alternate sites for the proposed airport that might cause less harm to property owners and meet with less opposition to the construction and use of the facility.

Sincerely,



Max E. Barnett II

# Barnett's



"Breeders of Peruvian Paso Horses"

November 28, 1989

To: Benson City Council, Mayor of Benson,  
Airport Committee and Coffman Associates

From: Max and Nelda Barnett, HCR Box 5250  
Benson, Arizona 85602, (602) 586-3228

Re: Proposed Airport Sites

In 1984 my wife and I decided it was time we moved from the noise and congestion of Tucson. We were looking for a place within commuting distance of Tucson where we could build our final home and relocate our horse breeding operation. We felt extremely fortunate when we found and purchased two hundred and fifteen acres of prime horse land with a double wide mobile home, horse corrals and magnificent views. Located one mile west of State Highway 90 and south of I-10. This location was ideal for our purpose and had the added economic attraction of future development.

We have just moved into our new home and new ten stall block horse barn. Our son and his family also have a new home on the property and a couple that work for us and their two children live in the mobile home.

On reviewing the proposed airport sites, I want to go on record as opposing sites C, D, H, and I. Site I completely engulfs our property and facilities. Sites C, D, and H would put our property directly in the take off and landing flight path and make it undesirable for use as a home site and horse breeding operation and would cause economic disaster for future development.

I urgently request that you consider the economic loss and emotional distress that any of these locations would have on my family and our neighbors. I feel sure that there are suitable alternative sites that would not cause economic loss and emotional distress to the citizens and tax payers of Benson and Cochise County.

Thank you for your consideration on this matter.

Sincerely,

  
Max E. Barnett

A-11

HCR Box 5250 • Benson, Arizona 85602 • (602) 586-3228



## ARIZONA STATE PARKS

800 W. WASHINGTON  
SUITE 415  
PHOENIX, ARIZONA 85007  
TELEPHONE 602-542-4174

ROSE MOFFORD  
GOVERNOR

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STATE LAND COMMISSIONER

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DEPUTY DIRECTOR

December 1, 1989

Leslie J. Stafford, Associate  
Coffman Associates  
11022 N. 28th Drive, Suite 240  
Phoenix, Arizona 85029

RE: Benson, Airport Site Selection and Master Plan Study, ADOT

Dear Ms. Stafford:

Thank you for informing us of the proposed development of a new airport for the city of Benson. I have reviewed the submitted siting study documentation and appreciate the opportunity to provide you with information on the cultural sensitivity of the five final site candidates.

The archaeological site files at our office were checked for the existence of previously recorded sites in the five proposed airport locations. Based on this check and professional judgment, I have the following comments:

1. Proposed Sites A and D are both situated in close proximity to a large canyon (Cornfield Canyon) along which the potential for prehistoric habitation and limited activity sites may be quite high. For this reason, these two proposed locations should be considered potentially sensitive with regard to cultural resources.
2. The additional airport site proposed by Coffman Associates in Township 17 South, Ranges 19 and 20 East, Sections 6 and 1 is also culturally sensitive. A large prehistoric site, Tres Alamos, is located within less than one mile from this proposed location, and other unrecorded sites may exist in the area.
3. Therefore, with regard to cultural resource sensitivity, Sites H and I appear to be the best candidates for the proposed airport development. However, it should be noted that this area of Arizona has not witnessed systematic archaeological research, and thus, the likelihood of encountering cultural resources in the area surrounding the city of Benson (even in Sites H and I) may be high. For this reason, an archaeological survey will need to be conducted within the proposed airport location that is ultimately chosen.

Thank you for including us in the early stages of planning for this project. Your continued cooperation with this office in considering the impacts of proposed airport developments on historic preservation is greatly appreciated. If you have any questions, please do not hesitate to call me.

Sincerely,

Ann Valdo Howard  
Archaeologist

for Shereen Lerner, Ph.D.  
State Historic Preservation Officer

cc: Bettina Rosenberg, ADOT



ROSE MOFFORD  
GOVERNOR

Arizona  
State Land Department

233 NORTH MAIN AVENUE  
TUCSON, ARIZONA 85701  
(602) 628-5480



OFFICE OF  
STATE LAND COMMISSIONER

December 7, 1989

Ms. Leslie J. Stafford  
Coffman Associates  
11022 North 28th Drive, Suite 240  
Phoenix, Arizona 85029

SUBJECT: Airport Site Selection and Master Plan Study,  
Benson, Arizona

Dear Ms. Stafford:

In response to your request to M. Jean Hassell for input on the possible sites for the Benson Municipal Airport, I have done some preliminary research and offer the following comments:

Site A - Entirely State Trust land and surrounded by Trust land. With the exception of 60 acres, all Trust lands are under grazing leases. The subject 60 acres are a commercial lease to Old Tucson for a movie studio. The airport would obviously conflict with the movie studio use however some agreement could be negotiated between the City of Benson and Old Tucson if this was selected as the best site. The agreement would involve reimbursing Old Tucson if they were required to relocate. The airport's adverse effect on the existing grazing operation would require some mitigation measures. These mitigation options would be addressed at a more detailed level of planning and are not necessarily a constraint to this site or sites E1 and H which are also impacted by grazing leases as noted below. The grazing lessee would probably need to be accommodated in some way.

Site D - Partially State Trust land lying on the south side of Interstate 10. This section of Trust land is already classified as commercial. Currently, there is a Special Land Use Permit on the section for the purpose of grazing. As you are probably aware, immediately to the west of Site D is an established residential area.

Site E1 - Predominately State Trust land and entirely surrounded by Trust land to the north and west. All Trust lands in this area are under grazing leases.

Site H - Contains no State Trust land.

Site I - Partially State Trust land and surrounded by Trust land to the south. This block of Trust land is under one grazing lease.

As stated earlier, this information was based on preliminary research done from our Tucson Office. Detailed information on the specific leases are kept in the Public Records section of our Phoenix office. We have not visited the sites, nor have we made any comment based on potential environmental impact at this time. Once you have selected a site and made application to the Department, we will conduct further studies before making our recommendation to approve or deny the request.

Regarding acquisition of the property, the City will have the option of requesting to purchase or lease the property. When the Department receives the application, a lease/sale analysis will be done to determine which is in the best interest of the Trust. In the case of an airport however, the Department would probably prefer to sell because of the possible liabilities involved and the high cost of the improvements.

If you need further information or assistance in your planning effort, please don't hesitate to call.

Sincerely,

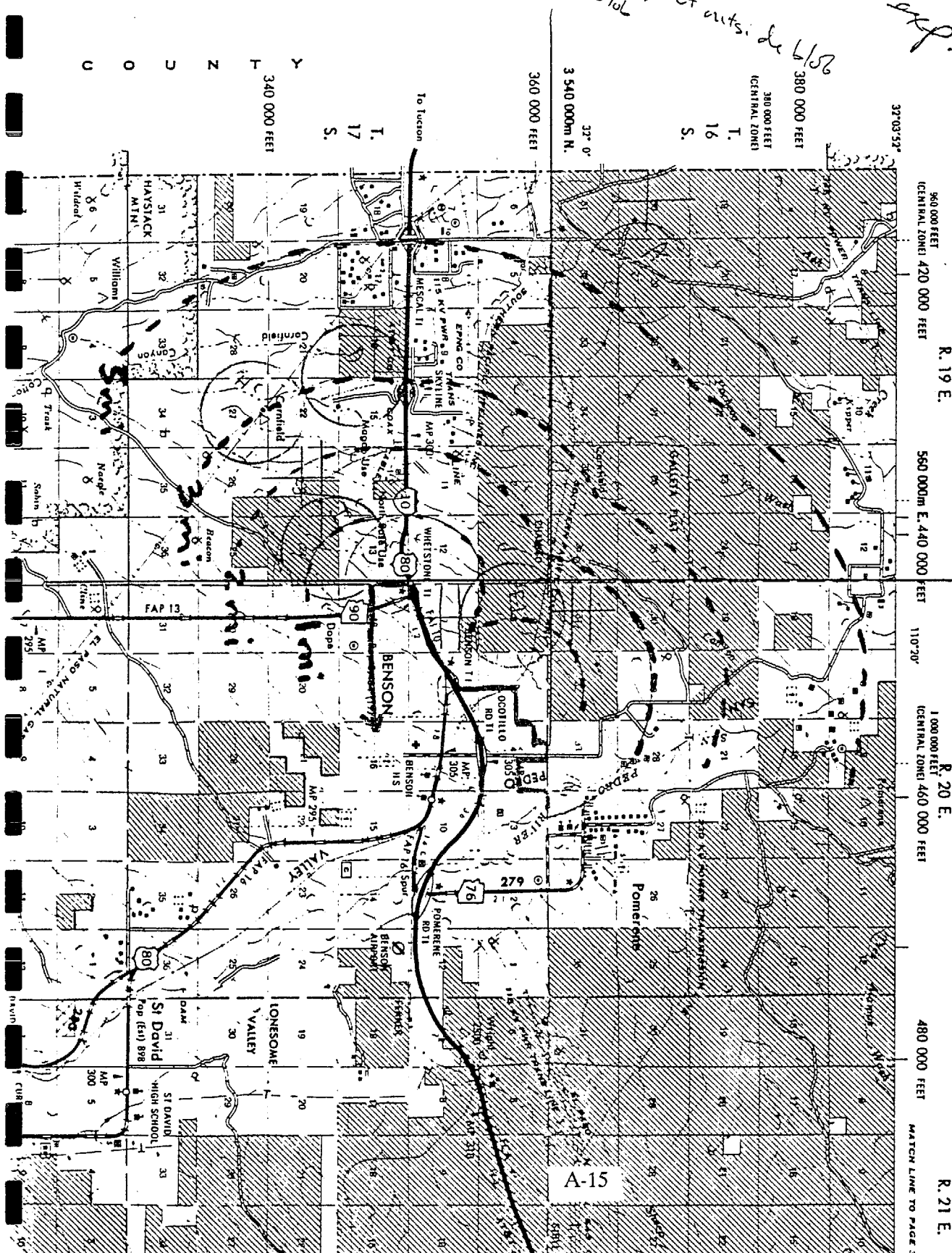
A handwritten signature in dark ink, appearing to read 'Arlan M. Colton', with a long horizontal line extending to the right.

Arlan M. Colton, AICP  
Tucson Office Manager

c: M. J. Hassell, State Land Commissioner  
Nicki Hansen, Director, Urban Planning Division  
Mark Otten, Commercial Leasing Division  
Jean Morris, Sales Division

AMC/PW/gl

1) lenses turn + when exp.  
 2) in blob  
 3) in section, but outside blob  
 4) cross-blob



*Classified  
is the lease to whom + when exp.  
a) in blob  
b) in section but outside blob  
c) cross-blob*

C O U N T Y

340 000 FEET

T. 17 S.

To Tucson

360 000 FEET

3 540 000m N.

37° 0'

T. 16 S.

380 000 FEET (CENTRAL ZONE)

390 000 FEET

37° 03' 32"

560 000m E. 420 000 FEET R. 19 E.

560 000m E. 440 000 FEET

110° 20'

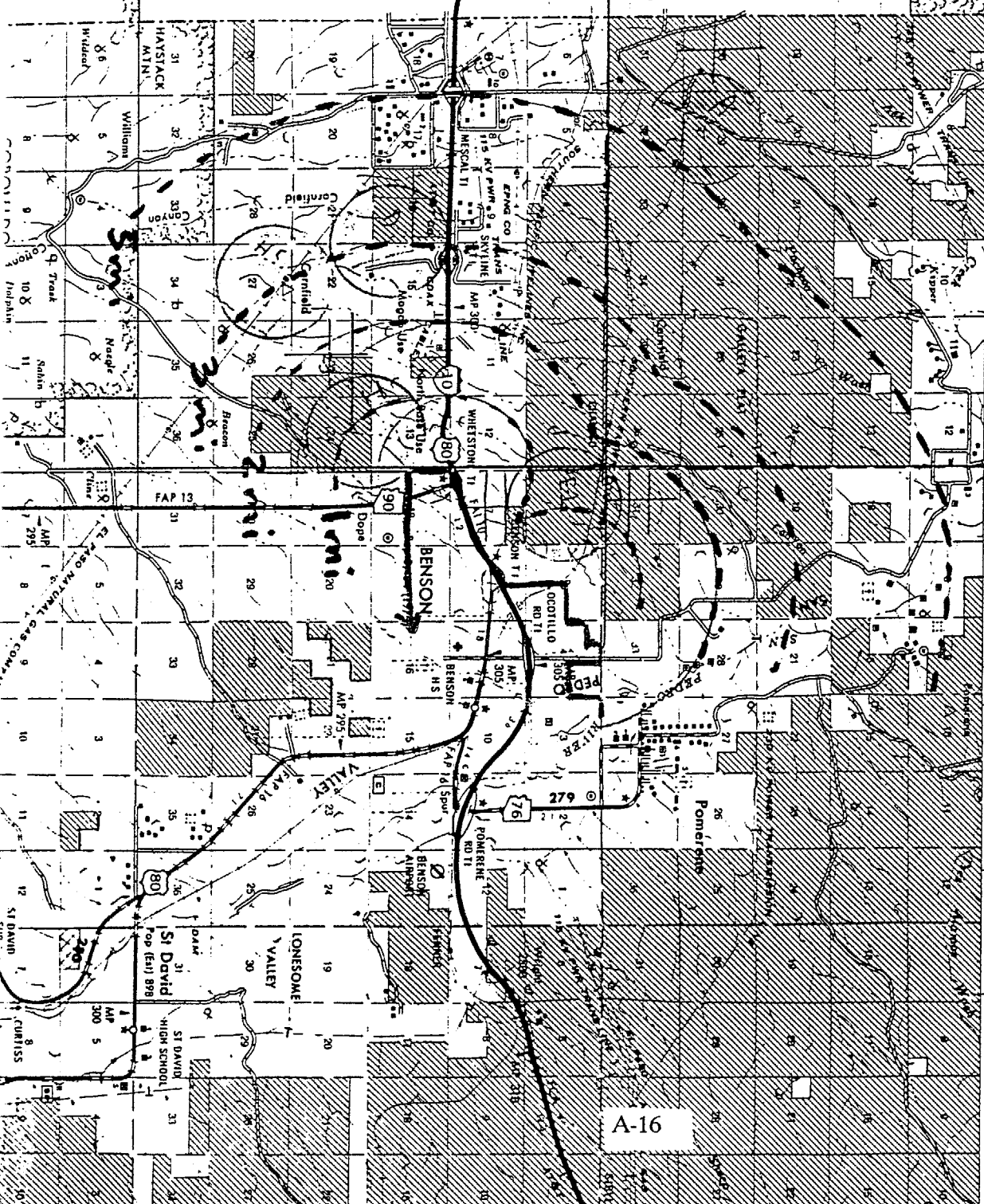
1 000 000 FEET (CENTRAL ZONE) 460 000 FEET R. 20 E.

480 000 FEET

R. 21 E.

MATCH LINE TO PAGE 3

A-16



United States  
Department of  
Agriculture

Forest  
Service

Coronado NF

300 W. Congress  
Tucson, AZ 85701

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Reply to: 5700 Aviation Management

Date:

Subject: Airport Site Selection and Master Plan Study, Benson, Az.

To: Leslie J. Stafford  
Associates Airport Consultants  
11022 N. 28th Drive  
Suite 240  
Phoenix, Az. 85029

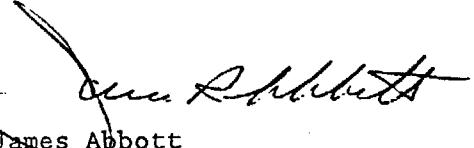
In response to your request dated November 15, 1989. The Coronado National Forest lands and resources would not be adversely affected by implementation on the sites in question.

Concerns and general information center around the potential site you have listed in your proposal as Site "A".

Lands in the Rincon Mountains and near Saguaro National Monument are managed for their wilderness values. Flight routes that may be low level, such as approach and departure etc. would be in conflict with the management of these values. The exact location and actual direction of the runways will dictate whether or not this would even be a factor.

As site selection is narrowed and actual sizes and locations become more firm, we would appreciate another opportunity to comment on the final alternatives.

These concerns are the only ones at present that would need your consideration. Thank you for the consideration.

  
James Abbott  
Forest Supervisor

THE STATE



OF ARIZONA

## GAME & FISH DEPARTMENT

2222 West Greenway Road, Phoenix, Arizona 85023 (602) 942-3000

Governor  
Rose Mofford

Commissioners:  
Frances W. Werner, Tucson, Chair  
Thomas G. Woods, Jr., Phoenix  
Phillip W. Ashcroft, Eagar  
Gordon K. Whiting, Klondyke  
Larry Taylor, Yuma

Director  
Duane L. Shroufe

Deputy Director  
Thomas W. Spalding

January 15, 1990

Ms. Leslie J. Stafford, Associate  
Coffman Associates  
11022 N. 28th Drive, Suite 240  
Phoenix, Az 85029

Dear Ms. Stafford:

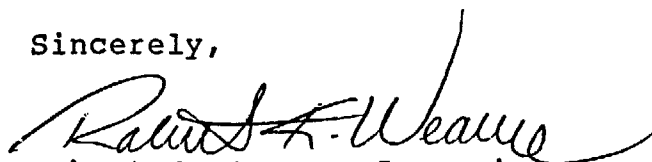
Re: Airport Site Selection and Master Plan Study,  
Benson Arizona

In response to your letter dated November 15, 1989, the Arizona Game and Fish Department has accessed its Nongame Data Management System and we have found no records of any Federal or State listed threatened or endangered species in the project area.

The riparian plant communities associated with the San Pedro River support exceptionally high densities of both resident and migratory birds. The potential for birdstrikes may be a concern. It appears, however, that the four sites selected are located a sufficient distance away from the river to limit this potential.

We appreciate the opportunity to review and comment on this proposal.

Sincerely,

  
Robert K. Weaver, Supervisor  
Habitat Branch

RKW:RAG:cd

cc: Gerry Perry, Supervisor, Tucson Regional Office



DEPARTMENT OF THE ARMY

LOS ANGELES DISTRICT, CORPS OF ENGINEERS  
P O BOX 2711  
LOS ANGELES, CALIFORNIA 90053-2325

February 16, 1990

REPLY TO  
ATTENTION OF

Office of the Chief  
Environmental Resources Branch

Ms. Leslie J. Stafford  
Associate  
Coffman Associated  
Airport Consultants  
11022 North 28th Drive, Suite 240  
Phoenix, Arizona 85029

Dear Ms. Stafford:

We have reviewed the Airport Site Selection and Master Plan Study, Benson Arizona, document, dated November 15, 1989. Your letter requests information about our responsibilities involving the proposed project.

Our responsibilities include investigation, design, operation and maintenance of water resource projects, including preparation of environmental guidelines in the fields of flood control, navigation and shore protection.

We are responsible also for administration of laws and regulations against pollution of the waters of the United States. We believe the forthcoming document should address the above-listed responsibilities.

Work in waters of the United States might require a permit under Section 404 of the Clean Water Act or Section 10 of the Rivers and Harbors Act. Please give our Regulatory Branch documentation that clearly describes the area and extent of any proposed work in watercourses and adjacent wetlands to help us make that determination.

If the proposed project involves any Federal assistance through funding or permits, compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. 470f) and implementing regulations, 36 CFR 800, will be required.

Please feel free to contact this office for any data that can help you prepare the projected document. The contact person for this project is Jim Myrtetus, telephone (213) 894-5423.



UNITED STATES  
DEPARTMENT OF THE INTERIOR  
FISH AND WILDLIFE SERVICE

ECOLOGICAL SERVICES  
3616 W. Thomas, Suite 6  
Phoenix, Arizona 85019

March 23, 1990

Leslie J. Stafford  
Coffman Associates/Airport Consultants  
11022 N. 28th Drive  
Suite 240  
Phoenix, Arizona 85029

Dear Ms. Stafford:

The U.S. Fish and Wildlife Service (Service) has received your letter dated March 12, 1990, and offers the following comments on Airport Layout Site F1 of your master plan study for a new municipal airport for the Benson area, Cochise county, Arizona.

The Service recognizes the potential existence of two species of concern in the project area. The Federally listed endangered Sanborn's long-nosed bat (Leptonycteris sanborni) and the desert tortoise [Gopherus (=Xerobates) agassizii] Sonoran population which is a candidate category two species currently under petition for listing as threatened or endangered.

We believe it would be in your best interest to conduct a survey for sign and presence for the forementioned species, with specific notation for the presence of agave or saguaro plant species which are important food resources for Sanborn's long-nosed bat. This office would appreciate a copy of your survey results.

The Service appreciates the opportunity to review and comment on this project while still in the early planning stages. If you have any questions concerning this review, please contact Jeff Krausmann or Sam F. Spiller, Field Supervisor (Telephone 602/379-4720).

Sincerely,

Lesley A. Fitzpatrick  
Acting Field Supervisor

cc: Regional Director, Fish and Wildlife Service, Albuquerque,  
New Mexico (FWE/HC)  
Director, Arizona Game and Fish Department, Phoenix,  
Arizona (Attn: Dave Walker)  
Regional Supervisor, Arizona Game and Fish Department,  
Tucson, Arizona (Attn: Jim Sclero and Rick Gerhardt)  
Regional Supervisor, Arizona Game and Fish Department,  
Mesa, Arizona (Attn: Joan Scott)

# ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY

ROSE MOFFORD, GOVERNOR  
RANDOLPH WOOD, DIRECTOR

March 30, 1990

Ms. Leslie J. Stafford, Associate  
Coffman Associates  
11022 N. 28th Drive, Suite 240  
Phoenix, Arizona 85029

Dear Ms. Stafford:

This letter is in response to your March 12, 1990 request for an air quality impact review, of the following project:

Airport Site Selection and Master Plan Study, Benson, Arizona

The planned project is located in an area with medium probability of violating national ambient air quality standards for particulates. However, this area is currently meeting all federal health standards for air pollution levels, including particulates.

We have reviewed the submitted proposal and no adverse air quality impact is anticipated as a result of the project. However, during construction, we would request that steps are taken to minimize the amount of particulate matter (dust) generated, including incidental emissions caused by strong winds, as well as tracking of dirt off the construction site by machinery and trucks. Applicable state regulations are contained in A.A.C. R18-2-404. We recommend that the following preventive and mitigative measures are taken to minimize the possible particulate pollution problem:

## I. Site Preparation

- A. Minimize land disturbance
- B. Use watering trucks to minimize dust
- C. Cover trucks when hauling dirt
- D. Stabilize the surface of dirt piles if not removed immediately
- E. Use windbreaks to prevent any accidental dust pollution
- F. Limit vehicular paths and stabilize these temporary roads
- G. Grade to prevent soil from washing onto paved roadways.

The Department of Environmental Quality is an Equal Opportunity Affirmative Action Employer.

A-22

Ms. Stafford  
Page 2  
March 30, 1990

## II. Construction

- A. Cover trucks when transferring materials
- B. Use dust suppressants on traveled paths which are not paved
- C. Minimize unnecessary vehicular and machinery activities
- D. Minimize dirt track-out by washing or cleaning trucks before leaving the construction site (alternative to this strategy is to pave a few hundred feet of the exit road, just before entering the public road).

## III. Post Construction

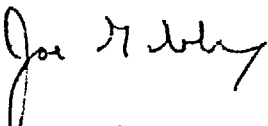
- A. Revegetate any disturbed land not used
- B. Remove unused material
- C. Remove dirt piles
- D. Revegetate all vehicular paths created during construction to avoid future off-road vehicular activities.

Other applicable state rules are contained in A.A.C. R18-2-405, R18-2-406, and R18-2-407. Enclosed please find a copy of these rules.

In addition, please be aware that portable sources of air pollution such as rock, sand, gravel, and asphaltic concrete plants are required to receive Installation and Operating permits from the Office of Air Quality in order to operate in the State.

Thank you for the opportunity to comment. Should you have any further questions, please contact this office at 257-6965.

Sincerely,



Joe Gibbs  
Office of Air Quality

JG/sds

Enclosure



## ARIZONA STATE PARKS

800 W. WASHINGTON  
SUITE 415  
PHOENIX, ARIZONA 85007  
TELEPHONE 602-542-4174

**ROSE MOFFORD**  
GOVERNOR

### STATE PARKS BOARD MEMBERS

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**M. JEAN HASSELL**  
STATE LAND COMMISSIONER

**KENNETH E. TRAVOUS**  
EXECUTIVE DIRECTOR

**COURTLAND NELSON**  
DEPUTY DIRECTOR

April 2, 1990

Leslie J. Stafford  
Coffman Associates  
11022 N. 28th Drive, Suite 240  
Phoenix, AZ 85029

RE: Benson, Future Airport, FAA

Dear Ms. Stafford:

Thank you for providing us with additional information about the proposed airport at Benson that includes a new fifth alternative. I have reviewed the documentation you submitted and have the following comments pursuant to 36 CFR Part 800:

1. Based on a check of our cultural resource files and on professional judgment, the likelihood appears fairly good that cultural resources may be located within the different proposed project areas. The newest location near Cornfield Canyon may be especially sensitive insofar as cultural resources are concerned.

2. Therefore, it is my recommendation that the project areas be surveyed by a qualified archaeologist to locate and evaluate any existing cultural remains. All five proposed areas may not have to be surveyed; may I recommend that you survey the two most likely locales, and perhaps the archaeological findings might assist Coffman or the City of Benson in final site selection. Enclosed is a list of consulting archaeologists who could do the survey.

3. Once the survey has been completed, a copy of the report by the archaeologist should be sent to this office for review and comment.

Your continued cooperation with this office in meeting the historic preservation requirements for federally assisted projects is appreciated. If you have any questions, please contact me.

Sincerely,

Robert E. Gasser  
Compliance Coordinator

for Shereen Lerner, Ph.D.  
State Historic Preservation Officer

Enclosure

LIST OF CONSULTING ARCHAEOLOGISTS  
FOR ARIZONA  
(revised 2/21/90)

Archaeological Consulting Services, Ltd., ATTN: Dr. Richard W. Effland, Jr. or Dr. Margerie Green, P.O. Box 27294, Tempe, AZ 85282. Tel. (602) 894-5477.

Archaeological Consulting Services (UTAH), ATTN: J. Stephen Alexandrowicz, Principal Investigator, 135 Crestview Drive, Park City, Utah 84060. Tel: (801) 649-3373

Archaeological Research Services, Inc., ATTN: Dr. Lyle M. Stone, President, 2124 S. Mill Ave., Tempe, AZ 85282. Tel. (602) 966-3506.

Arizona State Museum, ATTN: Ms. Lynn S. Teague, Head, Cultural Resource Management Division, University of Arizona, Tucson, AZ 85721. Tel. (602) 621-4795.

Arizona State University, ATTN: Dr. Glen E. Rice, Director, Office of Cultural Resource Management, Dept. of Anthropology, Tempe, AZ 85287. Tel. (602) 965-7174.

Arizona Western College, ATTN: Professor John Dewey, P.O.Box 929, Yuma, AZ 85364. Tel. (602) 726-1000.

BRW, Inc., ATTN: Mr. Kevin Bergsrud (Urban Planner), 2700 N. Central Ave., Suite 1000, Phoenix, AZ 85004. Tel. (602) 234-1591.

Casey Dennis, P.O. Box 159, Camp Verde, Arizona 86322. Tel. (602) 567-2121.

Centre for Archaeological Field Training, ATTN: David Stephen, Pima Community College, 2202 W. Anklam Road, Tucson, AZ 85709-001

Chambers Group, Inc., ATTN: Kenneth J. Lord, Ph.D., Project Manager, 2021 Girard Boulevard, SE, Suite 205, Albuquerque, New Mexico 87106. Tel: (505) 242-1344

Complete Archaeological Service Associates (CASA), ATTN: Mr. Laurens C. Hammack, Managing Director, 7 N. Park Street, Cortez, CO. 81321. Tel. (303) 565-9229.

Cultural and Environmental Systems, Inc., ATTN: Ms. Mary Lou Heuett, President, P.O. Box 2324, Tucson, AZ 85702-2324. Tel. (602) 622-2782.

The Cultural Resource Group, Louis Berger & Associates, Inc., ATTN: Dr. Robert W. Layhe 1100 E. Missouri, Suite 200, Phoenix, AZ 85014. Tel. (602) 234-1124.

Dames and Moore, ATTN: Dr. A.E. Rogge, Director, Pointe Corporate Centre, 7500 N. Dreamy Draw Drive, Suite 145, Phoenix, AZ. 85020. Tel. (602) 371-1110.

Eastern Arizona College, ATTN: Mr. Tom Scott, 600 Church Street, Thatcher, AZ. 85552. Tel. (602)428-1133, Ext. 350.

Ecology and Environment, Inc., ATTN: Dr. Mark Rosenzweig, 160 Spear Street, San Francisco, CA 94105. Tel. (415) 777-3274.

Hatheway & McKenna, ATTN: Roger G. Hatheway, Jeanette A. McKenna, Deborah M. Hatheway, 23301-A La Glorietta, Mission Viejo, CA. 92691. Tel. (714) 458-1245 or (714) 586-7111.

Institute for American Research, ATTN: Dr. William F. Folsom, Director, Arizona Division, 245 S. Plumer, Suite 14, Tucson, AZ 85719. Tel. (602) 563-563.

Janus Associates, Inc., ATTN: Mr. Jim Woodward Historical Archaeologist, 602 N. 7th Street, Phoenix, AZ 85006. Tel. (602) 254-0826.

Deborah Johnson, Civil Consultant/Archaeologist, 10211 South 43rd Place, Phoenix, AZ 85044. Tel. (602) 893-0334.

Northern Arizona Archaeological Services, ATTN: Ms. Anne Baldwin, 2902 N. Schevene, Flagstaff, AZ 86004. Tel. (602) 526-5379.

Northern Arizona University, ATTN: Dr. Shirley Powell, Director, Dept. of Anthropology, CU Box 15200, Flagstaff, AZ 86011. Tel. (602) 523-3038.

Northland Research, Inc., ATTN: Dr. William S. Marmaduke, President, P.O. Box 1401, Flagstaff, AZ 86002. Tel. (602) 774-5057.

Northland Research, Inc., ATTN: Dr. Kathy Henderson, 2308 S. Rural Road, Tempe, AZ 85282. Tel. (602) 894-0020

Plateau Mountain Desert Research, ATTN: Dr. Donald E. Weaver, Jr., P.O. Box 3463, Flagstaff, AZ 86003. Tel. (602) 779-3274.

John C. Ravesloot, Ph.D., Anthropological and Archaeological Research, 1005 W. Lost Dutchman Place, Tucson, AZ 85737, Tel. (602) 297-7347

RECON, ATTN: Dr. Susan M. Hector, Director, 1276 Morena Blvd., San Diego, CA 92110-3815. Tel. (619) 275-3732.

Scientific Archeological Services, ATTN: Mr. James B. Rodgers, 2542 W. Monterey Way, Phoenix, AZ 85017. Tel. (602) 257-8398.

Soil Systems, Inc., ATTN: Mr. Cory D. Breternitz, President, 1029 N. First Street, Phoenix, Arizona 85004. Tel. (602) 253-4938.

Southwestern Environmental Consultants, ATTN: Mr. Noel Logan, Rojo Vista Building, P.O. Box 1471, Sedona, AZ 86336. Tel. (602) 282-7787.

Statistical Research, ATTN: Dr. Jeff Altschul, President, P.O. Box 31865, Tucson, AZ 85751. Tel. (602) 721-4309.

SWCA Environmental Consultants, Dr. Steven W. Carothers, President, P.O. Box 96, Flagstaff, AZ 86002 ATTN: Dave Greenwald Tel. (602) 774-5500 TUCSON LOCATION: Tom Euler Tel. (602) 577-8400.

The University of New Mexico, ATTN: Dr. Joseph C. Winter, Director, Office of Contract Archeology, Department of Anthropology, Albuquerque, NM 87131. Tel. (505) 277-5853.

WESTEC Services, Inc., ATTN: Mr. Richard Carrico, 5510 Morehouse Drive, San Diego, CA 92121-1709. Tel (619) 458-9044.

THIS IS NOT AN OFFICIAL LIST: It is not a comprehensive listing nor an official endorsement and does not imply quality of work performance.



DEPARTMENT OF THE ARMY  
LOS ANGELES DISTRICT, CORPS OF ENGINEERS  
P O BOX 2711  
LOS ANGELES, CALIFORNIA 90053-2325

April 5, 1990

REPLY TO  
ATTENTION OF

Office of the Chief  
Environmental Resources Branch

Ms. Leslie J. Stafford  
Coffman Associates  
11022 North 28th Drive, Suite 240  
Phoenix, Arizona 85029

Dear Ms. Stafford:

We have reviewed the Airport Site Selection and Master Plan Study, Benson, Arizona, as requested in a letter from your office, dated March 12, 1990.

Work in waters of the United States might require a permit under Section 404 of the Clean Water Act or Section 10 of the Rivers and Harbors Act. Please give our Regulatory Branch documentation that clearly describes the area and extent of any proposed work in watercourses and adjacent wetlands to help us make that determination.

If the proposed project involves any Federal assistance through funding or permits, compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. 470f) and implementing regulations, 36 CFR 800, will be required.

Thank you for the opportunity to review and comment on this document.

Sincerely,

  
Robert S. Joe  
Chief, Planning Division

THE STATE



OF ARIZONA

## GAME & FISH DEPARTMENT

2222 West Greenway Road, Phoenix, Arizona 85023 (602) 942-3000

Governor  
Rose Mofford

Commissioners:  
Frances W. Werner, Tucson, Chair  
Thomas G. Woods, Jr., Phoenix  
Phillip W. Ashcroft, Eagar  
Gordon K. Whiting, Klondyke  
Larry Taylor, Yuma

Director  
Duane L. Shroufe  
Deputy Director  
Thomas W. Spalding

April 27, 1990

Ms. Leslie J. Stafford  
Coffman Associates  
11022 N. 28th Dr., Suite 240  
Phoenix, Az 85029

Dear Ms. Stafford:

Re: Airport Site Selection and Master Plan Study,  
Benson, Arizona

The Arizona Game and Fish Department has reviewed your letter of March 12, 1990 requesting comments regarding the selection of a fifth potential location for the proposed municipal airport near Benson, Arizona. At this time, we do not have any additional comments to provide.

We appreciate the opportunity to comment on this proposal.

Sincerely,

David L. Walker  
Habitat Evaluation Coordinator  
Habitat Branch

DLW:RAG:cd

cc: Gerald L. Perry, Supervisor, Tucson Regional Office



ROSE MOFFORD  
GOVERNOR

Arizona  
State Land Department

1616 WEST ADAMS  
PHOENIX, ARIZONA 85007



M J HASSELL  
STATE LAND COMMISSIONER

May 8, 1990

Ms. Leslie J. Stafford  
Coffman Associates Airport Consultants  
11022 N. 28th Drive, Suite 240  
Phoenix, Arizona 85029

Re: Benson Airport Site Selection and Master Plan Study; Airport Site F1, Sections 35 and 36, Township 16 South, Range 19 East; and Section 31, Township 16 South, Range 20 East, G&SRB&M

Dear Ms. Stafford:

Thank you for your letter of 12 March 1990, and the opportunity to comment on the site F1, Benson Airport Layout as captioned above.

The Arizona State Land Department has no objection to the siting of an airport facility in the Benson area. You may be aware, however, that State land cannot be donated or dedicated even for public or non-profit purposes; but, must be sold at public auction to the highest bidder. I recommend that your study address the economics of site acquisition as part of the siting process.

Construction of an airport at Site F1 has potential to adversely impact: two (2) current grazing leases, two (2) utility right-of-ways, cultural resources within the construction zone, and access to Trust lands located north of and adjacent to the site. Airspace utilization may effect high-value urban lands east and southeast of the site by precluding or restricting alternate development opportunities. These issues are important and should be addressed prior to any sale of the property at public auction.

Because of the potential liability from plane crashes, aviation fuel leakage and chemical spills associated with airport use, the policy of the State Land Department is to sell the property for airport development.

If you have any questions regarding our evaluation of the site location, please contact my staff for details.

Sincerely,

  
M. Jean Hassell  
State Land Commissioner

BWK/cjw

cc: Jim Schwartzmann, Director  
Environmental Resources and Trespass Division

William Foster, Director  
Land Disposition Division

Nicki Hansen  
Urban Planning Division